

MORTGAGE OF REAL ESTATE -

BOOK 1450 PAGE 522

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

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GREENVILLE CO. S. C.  
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CLERK OF COURTS

MORTGAGE OF REAL ESTATE

TO ALL WHOM THESE PRESENTS MAY CONCERN:

WHEREAS,

I, Rebecca Rochester

(hereinafter referred to as Mortgagor) is well and truly indebted unto

Southern Bank & Trust Company, Piedmont, S.C.

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Two thousand one hundred thirty-six and 72/100---

Dollars (\$ 2,136.72 ) due and payable

in twenty - four ( 24 ) monthly installments of \$89.03 each , the first of these due on November 8 , 1978 with a like amount due on the 8th day of each calendar month thereafter until entire amount of debt is paid in full.

with interest thereon from date at the rate of 12.61 per centum per annum, to be paid in advance

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

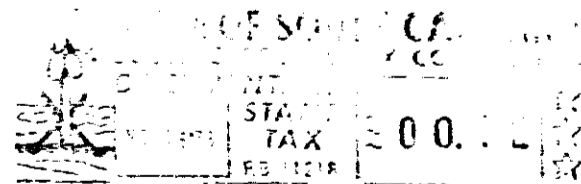
"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of

All that piece, parcel or lot of land lying and being situate on the northeasterly side of an unnamed County Road in the northwest corner of the intersection of the said County Road and Waycross Road in Grove Township , Greenville County , South Carolina , being shown and designated as Lot # 1 on plat of property of Carl A. and Doris G. Davis, prepared by C. O. Riddle , dated November 3, 1971 , and having according to said plat the following metes and bounds , to - wit :

BEGINNING at an iron pin in the center of the intersection of Waycross Road and unnamed County Road and thence along said unnamed County Road N. 39-20 W. 155 feet to iron pin at joint front corner of Lots 1 and 2 ; thence along the joint line of the said lots N. 50-40 E. 209 feet to iron pin at joint rear corner of the said lots on southwest boundary of other property of Carl A. Davis and Doris G. Davis ; thence S. 39-20 E. 323.7 feet to an iron pin in the center of Waycross Road ; thence along the center of Waycross Road ; thence along the center of said road S .73-51 W. 76.1 feet to an iron pin ; thence further along said road N. 88-15 W. 100 feet to an iron pin ; thence further along center of said road N. 80-19 W. 97 feet to an iron pin in the center of intersection of said Waycross Road and unnamed County Road , the point of beginning .

This is the same property conveyed to Rebecca Rochester by deed of Charles E. Henderson and Sue A. Henderson dated September 21 , 1978 , recorded in the Office of RMC for Greenville County in Book 1041 , Page 979 .

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagor further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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